145.0	0003	0001.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	785,900 / 785,900
					USE VALUE:	785,900 / 785,900
					ASSESSED:	785,900 / 785,900

PROPERTY LOCATION

No	Alt No	Direction/Street/City
185		SPRING ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	CRILLEY HAYDEN D
Owner 2:	
Owner 3:	
Street 1:	185 SPRING ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This parcel contains .214 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1939, having primarily Wood Shingle Exterior and 2106 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	9320.000	226,200		559,700	785,900
Total Card	0.214	226,200		559,700	785,900
Total Parcel	0.214	226,200		559,700	785,900

Source: Market Adj Cost | Total Value per SQ unit /Card: 373.17 /Parcel: 373.17

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct 94953

GIS Ref

GIS Ref

Insp Date 10/19/17

Parcel ID 145.0-0003-0001.0

!11324!

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	226,200	0	9,320.	559,700	785,900		Year end	12/23/2021
2021	101	FV	218,500	0	9,320.	559,700	778,200		Year End Roll	12/10/2020
2020	101	FV	218,600	0	9,320.	559,700	778,300	778,300	Year End Roll	12/18/2019
2019	101	FV	183,500	0	9,320.	524,700	708,200	708,200	Year End Roll	1/3/2019
2018	101	FV	183,500	0	9,320.	433,800	617,300	617,300	Year End Roll	12/20/2017
2017	101	FV	218,400	0	9,320.	398,800	617,200	617,200	Year End Roll	1/3/2017
2016	101	FV	218,400	0	9,320.	363,800	582,200	582,200	Year End	1/4/2016
2015	101	FV	205,300	0	9,320.	356,800	562,100	562,100	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	12:19:17

LAST REV

Date	Time
10/23/17	12:19:03
apro	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 11324

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
STERNS MAURICE	22548-72		10/28/1992		215,000	No	No	Y	

USER DEFINED

Prior Id # 1:	94953
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
11/18/2016	1429	New Wind	16,944	C				
10/30/2006	939	Re-Roof	15,000			G8	GR FY08	REMOVE/REPL ROTTED

ACTIVITY INFORMATION

Date	Result	By	Name
10/19/2017	Inspected	PH	Patrick H
9/30/2017	MEAS&NOTICE	HS	Hanne S
2/4/2009	Measured	372	PATRIOT
12/1/1999	Mailer Sent		
11/17/1999	Measured	263	PATRIOT
1/1/1982		CS	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		9320		Sq. Ft.	Site		0	80.	0.75	9									559,677						559,700	

Total AC/HA: 0.21396 | Total SF/SM: 9320 | Parcel LUC: 101 One Family | Prime NB Desc Brackett | Total: 559,677 | Spl Credit | Total: 559,700

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	5 - Cape		
Sty Ht:	1T - 1 & 3/4 Sty		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	1 - Wood Shingle		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	RED		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1939	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	1 - Forced H/Air		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Average
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:	2	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	FR - Fair	40.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	40.3	%

CALC SUMMARY

Basic $ / SQ:	110.00
Size Adj.:	1.29102564
Const Adj.:	0.99000001
Adj $ / SQ:	140.593
Other Features:	82500
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	378892
Depreciation:	152693
Depreciated Total:	226198

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	6	BRs:	3	Baths:	1	HB	1

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

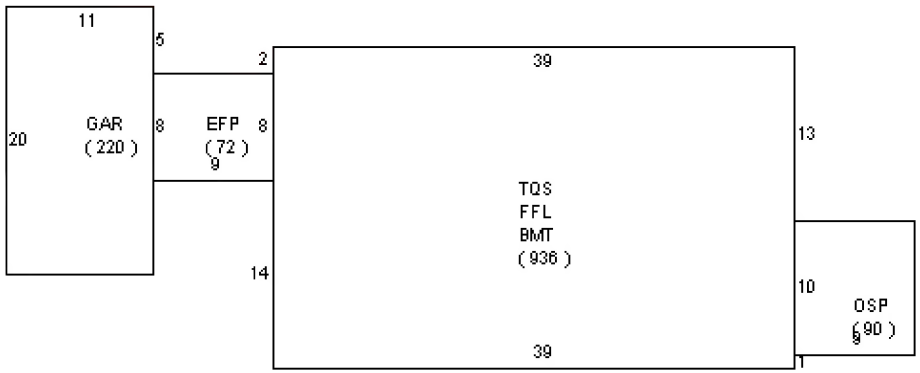
No Unit	RMS	BRS	FL
1	6	3	M
Totals			
1	6	3	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	140.59
Special Features:	0	Val/Su Net:	76.52
Final Total:	226200	Val/Su SzAd	138.10

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	936	55.890	52,309
FFL	First Floor	936	140.590	131,595
TQS	3/4 Story	702	140.590	98,696
GAR	Garage	220	26.100	5,742
OSP	Screen Porch	90	37.930	3,414
EFP	Enclos Porch	72	64.390	4,636

Net Sketched Area:	2,956			Total:	296,392
Size Ad	1638	Gross Area	3190	FinArea	2106

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	50		

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

145.0-0003-0001.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	